

ORDER OF PUBLICATIONNO 27,607 Equity
Circuit Court for Frederick County, Maryland

This is to give notice that on the 22nd day of November, 1977, a Bill of Complaint was filed in the Circuit Court for Frederick County, Maryland, by Joseph W. Urner and Irma A. Urner, his wife, against the Defendants, the Unknown Heirs, Devisees, Personal Representatives, Decedents or Successors in interest of John Sifford, deceased, and Stephen W. Colby & Kathryn N. Colby, contract purchasers,

The Bill of Complaint alleges in substance that John W. Sifford was the owner of certain real estate in the Braddock Election District, Frederick County, Maryland, by virtue of a deed from Thomas Webster, Trustee, dated September 12, 1868 and recorded in Liber C.M. No. 2, folio 715 among the Frederick County Land Records. That the aforesaid John Sifford sold this real estate in 1885 to William C. Kaufman. That there was, in fact, no deed to William C. Kaufman from John Sifford. That the aforesaid William C. Kaufman sold this property to John W. Mumford and Susan C. Mumford, his wife, in 1885 also without recording a deed. That John W. Mumford and Susan C. Mumford, his wife, then transferred the property in 1919 by deed to Nelly Percy Page. Said property being conveyed in two deeds, the first recorded in Liber 328, folio 288 and the second being recorded in Liber 329, folio 310 of the Land Records of Frederick County, Maryland. That John W. Mumford and Susan C. Mumford, his wife, are the predeceassors in title to Joseph W. Urner and Irma A. Urner, his wife, the Plaintiffs, by mesne conveyances. That the Plaintiffs claim legal title and ownership to this property by virtue of the adverse possession by all of the aforesaid owners of the property since at least 1885.

It is thereupon this 22nd day of November, 1977, by the Circuit Court for Frederick County, sitting as a Court of Equity, and by the authority thereof, ORDERED that: Notice be given by causing a copy of this Order to be inserted in some newspaper published in Frederick County, once a week in each of four (4) successive weeks, the last of such publications to be made not less than thirty (30) days before the 23rd day of ~~December~~ ^{January}, 1978, giving notice to the Unknown Heirs, Devisees, Personal Representatives, Decedents or Successors of John Sifford, deceased, whether residents or non-residents, of the object and substance of this Bill, warning them to appear in this Court in person, or by solicitor, on or before the 23rd day of ^{January}, 1978,